

mc 3/02/12 2:05:17
mc DK W BK 676 PG 248
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

THIS INSTRUMENT PREPARED BY: LAWRENCE HATTEN
FIRST NATIONAL FINANCIAL TITLE SERVICES
6880 COBBLESTONE BLVD. #2 SOUTHAVEN, MS 38672
(662) 892-6536 MS BAR #101536

RETURN TO: DOUGLAS R. BEATY, ATTORNEY
8130 COUNTRY VILLAGE DRIVE #101 CORDOVA, TN 38016
(901) 680-0888

GRANTOR'S ADDRESS:

Bill Goodwin
1778 Reid Hooker Road
Eads, TN 38028
Phone #901-853-8219
#901-461-5899

After recording, Fee
Select Title & Fee
7145 Southaven
Southaven, MS
(662) 892-6536

GRANTEE'S ADDRESS:

Trent Goodwin
18-1051 2191 Church Rd.
Horn Lake MS 38639
Phone # 901-634-7804
Phone # N/A

WARRANTY DEED

BILL GOODWIN AND LOU GOODWIN
GRANTOR

TO

TRENT GOODWIN
GRANTEES

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (\$10.00), cash in hand paid, the receipt of which is hereby acknowledged BILL GOODWIN AND WIFE, LOU GOODWIN, do hereby sell, convey and warrant unto TRENT GOODWIN, _____, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 49, Section A, Apple Creek Subdivision, located in Sections 10 and 11, Township 2 South, Range 8 West, as shown on plat of record in Plat Book 27, Page 3, in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

The above described property is the same property conveyed to the Grantors herein by Warranty Deed in Lieu of Foreclosure recorded at Book 673, Page 726, in the Chancery Clerk's Office of DeSoto County, Mississippi. Parcel Number: 2082-10030-0004900

This conveyance is made subject to the 2012 City and County taxes which are not yet due and payable until January 1, 2013, and further made subject to any encroachments or matters which an accurate and current survey of said real property might disclose; and road/or utility easements and/or rights-of-ways lying in, on, over or across said real property; any zoning and/or subdivision and/or building regulations, restrictions, covenants and/or ordinances of DeSoto County, Mississippi and as are on file in the office of the Chancery Court Clerk of DeSoto County, Mississippi.

Possession is delivered with this deed and the 2012 city and county taxes shall be prorated by and between the Grantors and the Grantees herein as of the date of this deed.

WITNESS our signatures this the 29th day of February, 2012.

Bill Goodwin
Bill Goodwin
Lou Goodwin
Lou Goodwin

STATE OF TENNESSEE, COUNTY OF SHELBY

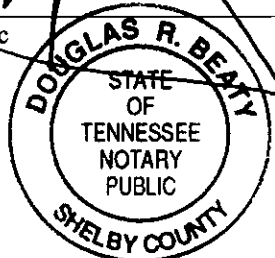
Personally appeared before me, the undersigned authority in and for said county and state on this 29th day of February, 2012, within my jurisdiction, the within named Bill Goodwin and Lou Goodwin, who acknowledged that they executed the above and foregoing instrument.

Witness my hand and Notarial Seal at office this 29th day of February, 2012.

My commission expires:

FAWPDOCS\WAL\MISS.FORGODWIN2012

Notary Public



My Comm. Exp 5-20-2012